

THE HOUSING AUTHORITY  
OF THE CITY OF  
WOONSOCKET, RHODE ISLAND

1. Call to order: 4:00 p.m. Regular Meeting June 17, 2010 at the Woonsocket Housing Authority, 679 Social Street, Woonsocket, RI 02895

Pledge of Allegiance

Roll Call:

Chairwoman Lucienne L. Cote  
Vice Chairman Charles Baldelli  
Commissioner David Lahousse  
Commissioner Janet Lemieux  
Commissioner Gerard Remillard

Deputy Director, Duncan Speel  
Robert Kulik, Executive Director - absent  
Commissioner Gerard Frappier - absent  
Commissioner Normand Laliberte - absent  
Attorney Paul Fontaine – Arrived at 4:06

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2. Good and Welfare for the Audience - None
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3. Chairwoman Cote asked for a motion to accept the minutes of the meeting of May 20, 2010. A motion was made by Vice-Chairman Baldelli and seconded by Commissioner Lahousse.

There was no further discussion. A roll call vote was taken; the following were the “Ayes” and “Nays”.

AYES

NAYS

Chairwoman Lucienne L. Cote  
Vice Chairman Charles Baldelli  
Commissioner David Lahousse  
Commissioner Janet Lemieux  
Commissioner Gerard Remillard

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4. Chairwoman Cote asked for a motion to approve the bills paid for the month of May 2010. A motion was made by Vice-Chairman Baldelli and seconded by Commissioner Lahousse.

There was a question by Commissioner Lemieux regarding an insurance claim. No further discussion. A roll call vote was taken; the following were the “Ayes” and “Nays”.

AYES

NAYS

Chairwoman Lucienne L. Cote  
Vice Chairman Charles Baldelli  
Commissioner David Lahousse  
Commissioner Janet Lemieux  
Commissioner Gerard Remillard

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5. Chairwoman Cote asked for a motion to accept and place on file the Communications and Interest of the Authority, A – E. A motion was made by Vice-Chairman Baldelli and seconded by Commissioner Remillard.

There was no further discussion. A roll call vote was taken; the following were the “Ayes” and “Nays”.

AYES

NAYS

Chairwoman Lucienne L. Cote  
Vice Chairman Charles Baldelli  
Commissioner David Lahousse  
Commissioner Janet Lemieux  
Commissioner Gerard Remillard

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6. Report of the Secretary

Chairwoman Cote asked for a motion to receive and place on file, the report of the Secretary, for purposes of discussion. A motion was made by Commissioner Remillard and seconded by Vice-Chairman Baldelli.

The Deputy Director offered to answer questions about the Executive Director’s report. Commissioner Lemieux asked a question about security personnel and

Vice-Chairman Baldelli asked about the sale of the scattered sites and the availability of Section 8 vouchers. Chairwoman Cote and Commissioner Lemieux asked follow-up questions about the vouchers. Commissioner Lemieux asked about the Income Capitalization Appraisal of Crepeau Court.

There was no further discussion. A roll call vote was taken; the following were the “Ayes” and “Nays”.

AYES

NAYS

Chairwoman Lucienne L. Cote  
Vice Chairman Charles Baldelli  
Commissioner David Lahousse  
Commissioner Janet Lemieux  
Commissioner Gerard Remillard

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6B. Report of the Deputy Director

Chairwoman Cote asked for a motion to receive and place on file, the report of the Deputy, for purposes of discussion. A motion was made by Vice Chairman Baldelli and was seconded by Commissioner Lahousse.

The Deputy submitted his report as written, highlighting the bathroom renovations at the high-rises, the status of the sale of the scattered sites, the overhead electric bids specs at Veteran’s and Morin Heights, FiOS installations, and increased lead certification requirements for the maintenance personnel.

There was no further discussion. A roll call vote was taken; the following were the “Ayes” and “Nays”

AYES

NAYS

Chairwoman Lucienne L. Cote  
Vice Chairman Charles Baldelli  
Commissioner David Lahousse  
Commissioner Janet Lemieux  
Commissioner Gerard Remillard

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6C. Reports of Direct Staff, Legal and Financial

Chairwoman Cote asked for a motion to receive and place on file, the reports of Direct Staff, Legal and Financial, for purposes of discussion. A motion was made by Vice-Chairman Baldelli and seconded by Commissioner Lahousse.

Commissioner Lemieux asked about collection activity under the Section 8 program. The Deputy explained that we take on the job of collecting rents owed to former landlords of subsidized units that are discovered after the point of a new tenant moving into the Section 8 program. Commissioner Lemieux asked for a clarification of “actual,” “available,” and “leased” vouchers.

There was no further discussion. A roll call vote was taken; the following were the “Ayes” and “Nays”

AYES

NAYS

Chairwoman Lucienne L. Cote  
Vice Chairman Charles Baldelli  
Commissioner David Lahousse  
Commissioner Janet Lemieux  
Commissioner Gerard Remillard

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7. Report of Committees

None

8. Unfinished Business

None

9. New Business

- A. Elimination of monthly Board meeting of either July or August 2010 as has been past practice in summer.

Vice-Chairman Baldelli recommended that the July meeting be suspended, pending any emergency issue that might require a special meeting. The motion was seconded by Commissioner Lahousse.

There was no further discussion. A roll call vote was taken; the following were the “Ayes” and “Nays”

AYES

NAYS

Chairwoman Lucienne L. Cote  
Vice Chairman Charles Baldelli  
Commissioner David Lahousse  
Commissioner Janet Lemieux  
Commissioner Gerard Remillard

B. Award of contract for Management Information Systems/Nortel Phone System  
VOIP to Apex Technology Group.

Vice Chairman Baldelli made the motion and Commissioner Lahousse seconded. Vice-Chairman Baldelli recognized someone on the audience who has come to testify on this matter. Peter Gill, President of Landon Technology Group, asks to address the Board to make certain that the Board understands the bid process before voting. The Deputy Director engages in the discussion as well. There is question enough regarding the status of Nortel, and whether or not Landon bid on the telephone portion of the bid to cause Vice Chairman Baldelli to motion to table the issue until the next meeting. Commissioner Lemieux seconds the motion.

There was no further discussion. A roll call vote was taken; the following were the "Ayes" and "Nays"

AYES

NAYS

Chairwoman Lucienne L. Cote  
Vice Chairman Charles Baldelli  
Commissioner David Lahousse  
Commissioner Janet Lemieux  
Commissioner Gerard Remillard

C. Resolution # 1070 to amend meeting time to 4:30 p.m.

A motion was made by Vice Chairman Baldelli and seconded by Commissioner Lahousse.

There was no further discussion. A roll call vote was taken; the following were the "Ayes" and "Nays"

AYES

NAYS

Chairwoman Lucienne L. Cote  
Vice Chairman Charles Baldelli  
Commissioner David Lahousse  
Commissioner Janet Lemieux  
Commissioner Gerard Remillard

Vice-Chairman congratulates Commissioner David Lahousse on his appointment to Grand Marshall of the Autumnfest Parade.

10. Adjournment

Chairwoman Cote asked for a motion to adjourn. A motion was made by Vice Chairman Baldelli, seconded by Commissioner Lahousse at 4:45 p.m.

Roll call vote was unanimous.

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Duncan C. Speel, Deputy Director  
for  
Robert Kulik, Executive Director